

**-AGENDA-**  
**NEW JERSEY HOUSING AND MORTGAGE FINANCE AGENCY**  
**450th BOARD MEETING**  
**December 13, 2018**  
**637 South Clinton Avenue**  
**Trenton, NJ 08650-2085**

**PUBLIC SESSION**

NOTICE OF PUBLIC MEETING

ROLL CALL

1. APPROVAL OF MINUTES

- 1a. Approval of the Public Session Minutes of the November 1, 2018 Meeting of the HMFA Board
- 1b. Approval of the Public Session Minutes of the November 5, 2018 Meeting of the HMFA Board
- 1c. Approval of the Executive Session Minutes of the November 5, 2018 Meeting of the HMFA Board

2. SUPPORTED HOUSING

- 2a. HMFA #03352/SNHPLP #103/DDHP #33 – Candle Lake Supportive Housing –*Location : Little Egg Harbor, Ocean County, Developer : Milicon and Associates, LTD.* – Approval of a Mortgage Financing Commitment

3. SINGLE FAMILY

- 3a. Approval of Revisions to the Sellers Guide and Mortgage Purchase Agreement

4. MULTI FAMILY – TAXABLE

- 4a. HMFA #03139 – Keansburg Mixed Income – *Location : Keansburg, Monmouth County, Developer : RPM Development Group.* – Approval of a Mortgage Financing Commitment

5. MULTI FAMILY – FOUR PERCENT TAX CREDITS- CONDUIT

- 5a. HMFA #03303 – Al Gomer Residences – *Location : South Orange, Essex County, Developer : Jewish Community Housing Corporation* – Approval of a Mortgage Financing Commitment
- 5b. HMFA #03304 – Daughters of Israel - *Location : West Orange, Essex County, Developer : Jewish Community Housing Corporation* – Approval of a Mortgage Financing Commitment
- 5c. HMFA #03360 – Sencit Liberty Apartments – *Location : Atlantic City, Atlantic County, Developer : Winn Development-* Approval of a Declaration of Intent

6. REGULATORY AFFAIRS

- 6a. HMFA #1290 – Hopewell Place Senior Apartments – Approval of a Transfer of Ownership for the Sale of Project and Assumption of Agency Financing
- 6b. HMFA #1269 – Plymouth Place Apartments- Transfer of Ownership for the Sale of Project and Assumption of Agency Financing
- 6c. HMFA #529-2 - Court Towers – Approval of Transfer of Ownership for the Sale of Project
- 6d. HMFA #712 - Nevada Street Apartments– Approval of Transfer of Ownership for the Sale of Project
- 6e. HMFA #218 – Jasontown II Associates LP v. NJHMFA – Approval of a Determination as a Contested Case

7. CAPITAL MARKETS

- 7a. HMFA #03234 - Cooper Plaza Townhomes Preservation – Approval of Conduit Bond Documents
- 7b. HMFA #03149/ SNHTF #353- Howell Family Apartments – Approval of Conduit Bond Documents
- 7c. HMFA #2906 – Riverside Arms 2015H – Approval of Conduit Bond Resolution Authorizing Certain Conduit Bond Document Amendments
- 7d. Approval of Single Family Mortgage Revenue Bond Series Resolution

8. DELINQUENT ASSETS

- 8a. THP #31 – Project Secure Start Transitional Housing – Approval of Loan Forgiveness and Discharge of Mortgage
- 8b. CHOICE #10-59 – The Whitaker -Approval of a Mortgage Extension
- 8c. THP #8 – The Eric Johnson House – Approval of Loan Forgiveness and Discharge of Promissory Note

9. FINANCE

- 9a. Approval of the NJHMFA’s Investment Policy
- 9b. Approval of the Agency’s Fiscal Year 2019 Budget

10. PROPERTY MANAGEMENT

- 10a. HMFA #281 – Eggerts Crossing Village – Approval of a Portfolio Reserve Account Loan

11. OTHER BUSINESS

- 11a. Resolution of Appreciation for Michael Floyd

PRESENTATION

Divisional Presentation - Loan Closings

12. ADJOURNMENT

Note: NJHMFA will announce the approximate time of Executive Session after calling the Meeting to order.